WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF March, 2002

Notary Public

MY COMMISSION EXPIRES: January 26, 2004
(AFFIX SEAL)

RUTH M. FORAN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 03/26/02 14:15 2pgs
Fees:13.00 Taxes:288.60

20020326-0036709

THIS INSTRUMENT WAS PREPARED BY

Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kevin C. Carter	Union Planters Bank National Assoc.	MAP 108-7-B
(NAME)	(NAME)	
336 Timberway Circle	401 Union Street	PARCEL 101.00
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37214	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ronald L. Stepanik and wife, Barbara A. Stepanik

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kevin C. Carter, an unmarried person

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, described as Unit No. 101-1 of Timber Lake Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Coded Annotated and as established by a Master Deed of record in Book 6549, page 475, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit "A-1" of Master Deed of record in Book 6549, page 475, Register's Office for Davidson County, Tennessee. Reference is hereby made to the plat Timber Lake Condominium as set forth in Exhibit "A-2" of said Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Ronald L. Stepanik and wife, Barbara A. Stepanik, by deed from Daniel P. Fogarty Jr. and wife, Jean Copus W. Fogarty, of record in Book 10858, page 229, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2002 have been prorated and payment thereof is expressly assumed by the herein Grantee; Subject to any and all restrictions and easements of record; Plan of record in Book 6549, page 475, Exhibit "A-2" of Master Deed, all in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 336 Timberway Circle, Nashville, Tennessee 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 21st day of March, 2002

Ronald L. Stepanik

Barbara A. Stepanik
by Ronald L. Stepanik, Attorney-in-fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronald L. Stepanik

the bargainor ____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee this 21st day of March, 2002.

Commission expires 9/25/2004

Notary Public

JUDY S. ... NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires September 25, 2004

STATE OF TENNESSEE
COUNTY OF

Before me, ____, a Notary Public within and for the State and County aforesaid, personally appeared ____ and ____ with whom I am personally acquainted and who upon ____ oath(s) acknowledged ____ to be the ____ and ____ respectively of the ____ the within named bargainor, and corporation, and that ____ as such ____ and ____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said ____ as such ____, and attesting the same by the said ____ as such ____.

Witness my hand and official seal at office at ____ on this the ____ day of ____, ____.

My commission expires ____

Notary Public

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Ronald L. Stepanik, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her oath acknowledged himself/herself to be the Attorney-In-Fact for Barbara A. Stepanik, the within named bargainor, and that he/she as such Attorney in Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name Barbara A. Stepanik, the bargainor, by the said Ronald L. Stepanik, as Attorney in Fact.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 21st day of March, 2002.

Notary Public

My Commission Expires: 9/25/2004

JUDY S. ... NOTARY PUBLIC AT LARGE My Com... Sept...